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NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT DEPARTMENT

VARIATION TO THE VIJAYAWADA, GUNTUR, TENALI, MANGALAGIRI URBAN DEVELOPMENT AUTHORITY FOR CHANGE OF LAND USE FROM COMMERCIAL USE AND RESIDENTIAL USE TO INDUSTRIAL USE IN JUPUDI (V), IBRAHIMPATNAM (M), KRISHNA DISTRICT - CONFIRMATION.

[G. O. Ms. No. 75, Municipal Administration & Urban Development, 18th February, 2011.]

In exercise of the powers conferred by sub - section (2) of Section 12 of the Andhra Pradesh Urban Areas (Development) Act, 1975 (Act-I of 1975), the Government hereby makes the following variation to the Zonal Development Plan of Ketanakonda zone, the same having been previously published in the Extraordinary issue of Andhra Pradesh Gazette No.72, Part-I, dated 03.02.2011 as required by sub-section (3) of the said section,

VARIATION

The site measuring an extent of 2471.77 Sq.Mtrs or Ac. 0.61 cents in R.S.No.85/lB(P), 87/4A(P) of Jupudi Village, Ibrahimpatnam Mandal, Krishna District, the boundaries of which are given in the schedule below and which was earmarked for Commercial and Residential use in the Zonal Development Plan of Ketana Konda Zone, which was sanctioned in G.O.Ms. No. 383, M.A., dated: 31.05.2008, is designated for Industrial use as shown in Modification to Zonal Development Plan vide M.Z.D.P.No. 15/2010/KKD/VJA which is available in the office of the Vijayawada- Guntur-Tenali-Mangalagiri Urban Development Authority, Vijayawada, subject to the following conditions:

1. that the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities/Municipal Corporations/Municipalities before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.

2. that the above change of land use is subject to the condition that may be applicable under the Urban Land Ceiling, Act, 1976 and A. P. Agriculture Ceiling Act.

3. the owners/ applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible .for any damage claimed by any one on account of change of land use proposed.

4. the change of land use shall not be used as the proof of any title of the land.

5. the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.

6. The applicant shall bring the building inconformity with rules before approaching the VGTM UDA for regular permission.

7. any other conditions as may be imposed by Vice-Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban Development Authority, Vijayawada.

8. That the applicant should obtain building permission from the concerned authority duly paying the required fee and charges.

9. The applicant should handover the R.A.P. to local body through registered gift deed.

10. The applicant has to obtain approvals / consents / clearances from the Statutory departments for the proposed unit before commencing production.

SCHEDULE

NORTH: The applicant's site falling in R.S.No.85/lB(P), of Jupudi (V) abutting N.H.No.9 and site falling in R.S.No.87/4A(P) of Jupudi (V), Ibrahimpatnam Mandal, Krishna District.

SOUTH: Site falling in R.S.No.87/4A(P) of Jupudi (V), Ibrahimpatnam Mandal, Krishna District.

EAST : Site falling in R.S.No's.85/lB(P), 87/4A(P), 85/3(P) of Jupudi (V), Ibrahimpatnam Mandal, Krishna District.

WEST : Site falling in R.S.Nos. 85/1B (P), 87/4A(P) of Jupudi (V), Ibrahimpatnam Mandal, Krishna District.

VARIATION TO THE VIJAYAWADA, GUNTUR, TENALI, MANGALAGIRI URBAN DEVELOPMENT AUTHORITY, DIVISONAL OFFICE, MANGALAGIRI FOR CHANGE OF LAND USE FROM RESIDENTIAL USE TO INDUSTRIAL USE IN VADDESWERAM VILLAGE, TADEPALLI MANDAL, GUNTUR DISTRICT - CONFIRMATION.

[G. O. Ms. No. 77, Municipal Administration & Urban Development, 19th February, 2011.]

In exercise of the powers conferred by sub - section (2) of Section 12 of the Andhra Pradesh Urban Areas (Development) Act, 1975 (Act-I of 1975), the Government hereby makes the following variation to the Zonal Development Plan of Tadepalli zone, the same having been previously published in the Extraordinary issue of Andhra Pradesh Gazette No. 79, Part-I, dated 03.02.2011 as required by sub-section (3) of the said section.

VARIATION

The site measuring an extent of 34,319 Sq.Mtrs or 8.48 Acres in D.Nos. l(P), 2(P), 5(P) of Vaddesweram Village, Tadepalli Mandal, Guntur District, the boundaries of which are given in the schedule below and which was earmarked for Residential use in the Zonal Development Plan of Tadepalli Zone, which was sanctioned in G.O.Ms.No. 679, M.A., dated: 29.12.2006, is designated for Industrial use as shown in Modification to the Zonal Development Plan vide M.Z.D.P.No. 05/2010/TDL/MGL which is available in the office of the Vijayawada-Guntur-Tenali-Mangalagiri Urban Development Authority, Divisional Office, Mangalagiri, subject to the following conditions:

1. that the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities /Municipal Corporations/Municipalities before issue of building permission / development permission, and it must be ensured that the best financial interests of the Government are preserved.

2. that the above change of land use is subject to the condition that may be applicable under the Urban Land Ceiling, Act, 1976 and A.P. Agriculture Ceiling Act.

3. the owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.

4. the change of land use shall not be used as the proof of any title of the land.
5. the change of land use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
6. The applicant shall bring the building inconformity with rules before approaching the VGTM UDA for regular permission.
7. any other conditions as may be imposed by Vice-Chairman, Vijayawada, Guntur, Tenali, Mangalagiri Urban Development Authority, Vijayawada.
8. that the applicants shall pay prorata land use conversion charges (Development charges) at the time of Developmental permission.

SCHEDULE

NORTH: Proposed 60'-0" wide ZDP road falling in D.Nos. l(P) and RMC industry falling in D.No. l(P) of Vaddeswaram Village.

SOUTH: Site falling in D.No.5(P) of Vaddeswaram Village.

EAST : Existing 100 Mtrs wide NH5 Bypass road falling in D.Nos.2(P), 5(P) of Vaddeswaram Village.

WEST : Existing Reserve forest falling in D.No.372(P) of Tadepalli . Village, Guntur District.

T.S. APPA RAO,
Principal Secretary to Government (UD).

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